

PLANNING BOARD MEETING
Minutes, October 21, 2002
Conference Room 3, Belmont Town Hall

Members Present: Joseph Barrell, Deborah Emello, Karl Haglund, James Heigham, Andrew McClurg

7:05 p.m. A quorum being present, Chairman Barrell opened the meeting.

- James Heigham read the notice opening the continued hearing on the request for rezoning of the former VW site from GR to LBIII. He then moved to continue the hearing until October 28. Motion passed unanimously.
- Minutes were unanimously approved as amended by Karl Haglund.

7:10 p.m. Update on McLean development. Joe Barrell reported that the American Retirement Corporation (ARC) had applied for a building permit, which was denied on the basis of ARC's refusal to abide by the conditions set by the Planning Board. ARC will go before the Zoning Board of Appeals to request that the ZBA overturn the Building Inspector's decision.

7:15 p.m. South Pleasant Street. James Heigham reported on a meeting October 4 with Tim, Higgins, Jeffrey Wheeler, Mel Kleckner, and two representatives of Spaulding and Slye development advisors, who gave their time *pro bono* to discuss the marketability of sites on South Pleasant Street. The advice given by Spaulding and Slye included the following.

- "Tweaking" existing zoning will not attract developers, though height limits may need to be relieved.
- Retail development is unlikely.
- Residential development is more promising.

7:20 p.m. James Heigham moved that the Board go into executive session to discuss pending litigation over the conditions imposed by the Board on the development of the ARC site at McLean. Motion passed unanimously.